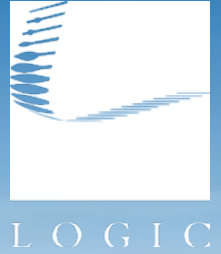


For Lease

Freeport Blvd. at S. Stanford Way



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27 E. Freeport Blvd.
Sparks, NV 89431


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Listing Snapshot



\$1.00 PSF NNN
Lease Rate



± 4,000 SF
Available Square Footage



\$0.16 PSF
Estimated NNN Expense

Property Highlights

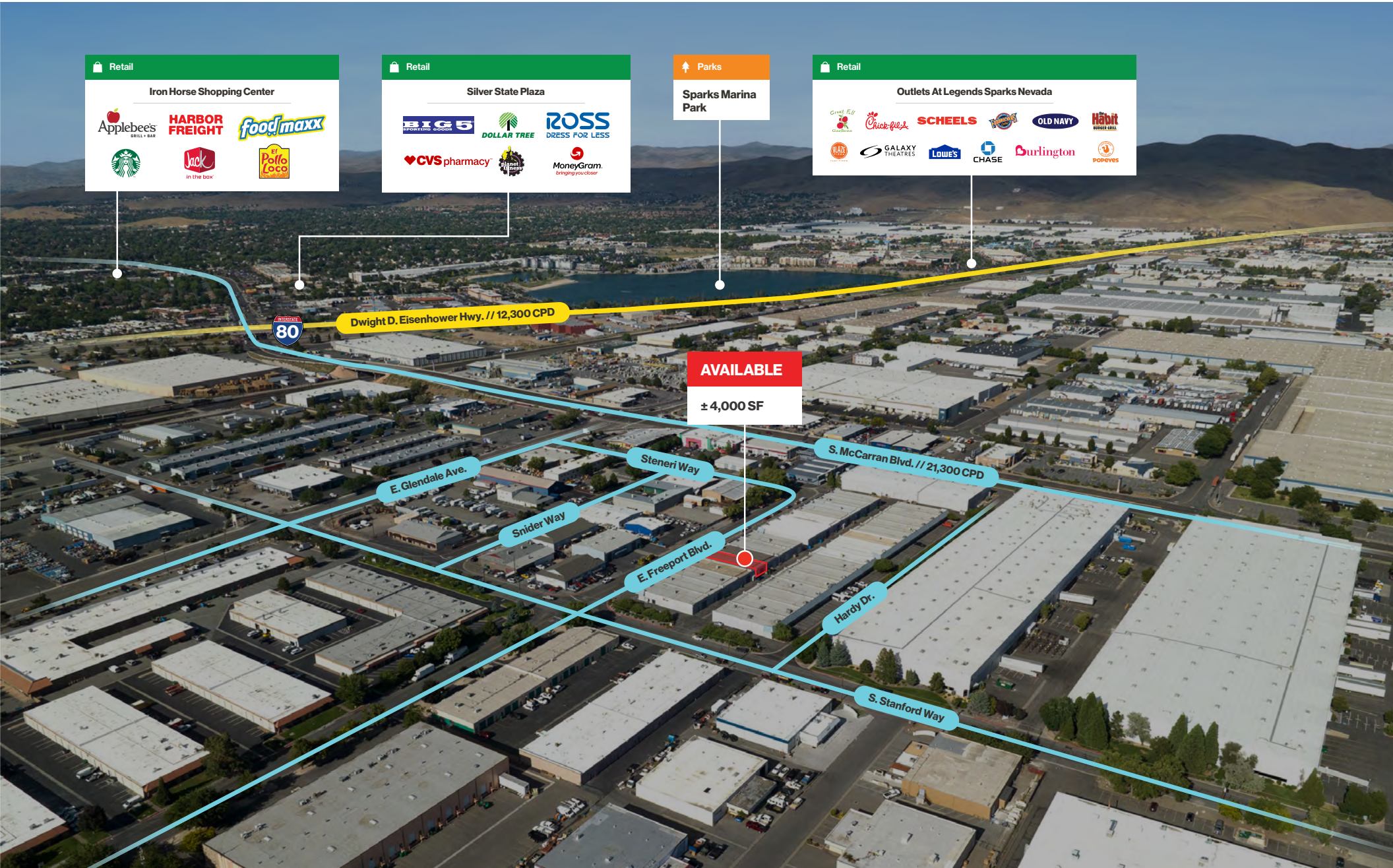
- Rent commencement date negotiable to allow move-in time
- Flex condo opportunity in the center of the Sparks Industrial submarket
- Easy access to I-80 via S. McCarran Blvd. and into downtown via E. Glendale Ave.
- Shared parking on site along E. Freeport Blvd.
- 14' drive-in door
- 18' clear height
- Power: 200 Amp, 120V, 3-phase
- Parking: 1.53 spaces/1,000 SF

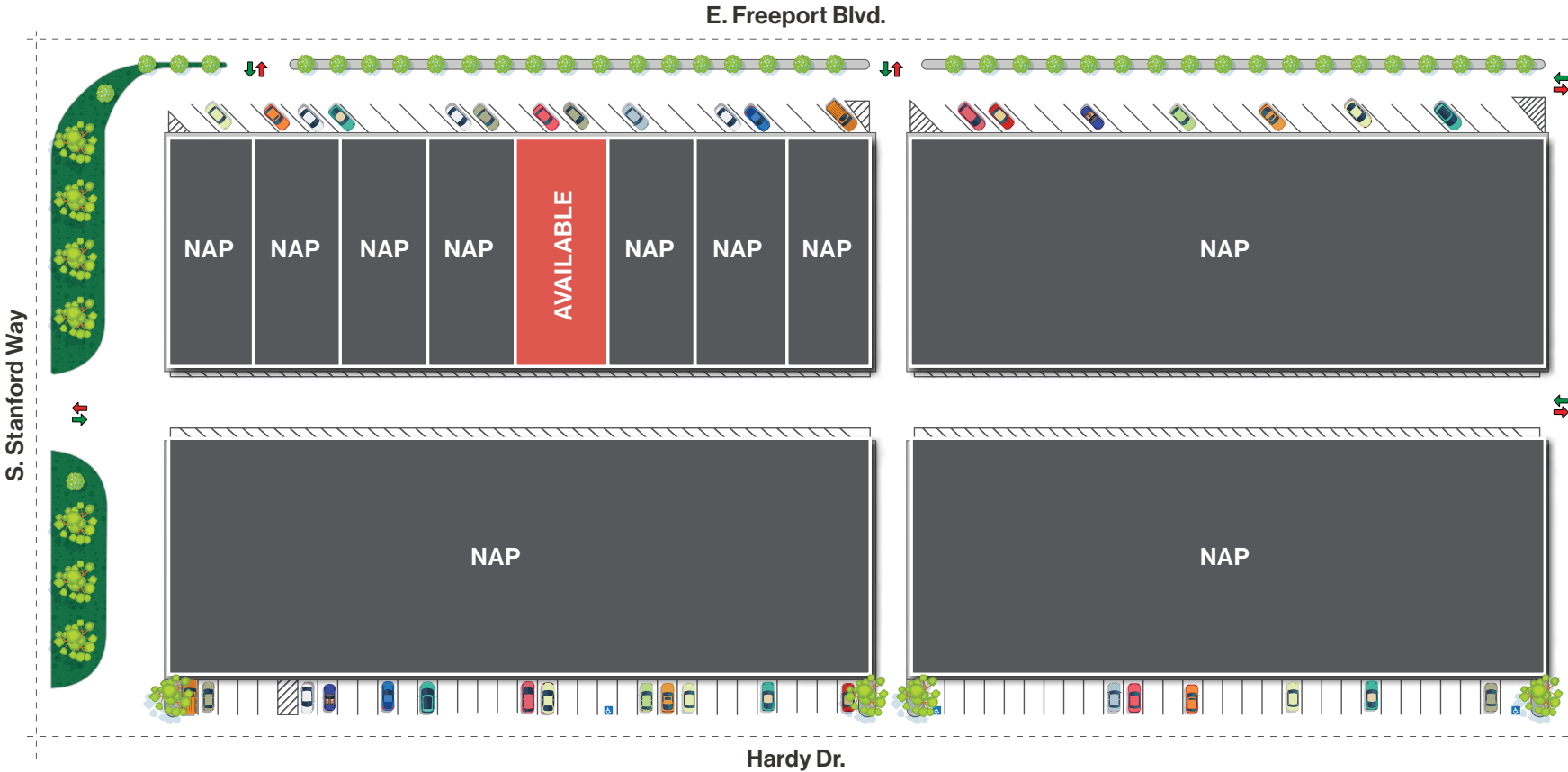
Demographics

	1-mile	3-mile	5-mile
2025 Population	4,012	90,511	219,835
2025 Average Household Income	\$64,815	\$89,533	\$92,283
2025 Total Households	1,967	36,326	91,019











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Property Photos



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